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Governor
KEITH REYNOLDS
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State of Idaho
Department of Administration
Division of Public Works

502 North 4th Street
Boise, ID 83720-0072
Telephone (208) 332-1900
www.dpw.idaho.gov

March 28, 2023

REQUEST FOR QUALIFICATIONS

To: General Contractors

From: Pat Donaldson 

SUBJECT: DPW PROJECT NO. 22201
Student Residence Hall
Boise State University
Boise, Idaho

Completed Prequalification Questionnaires will be received at the Division of Public Works, 502 N. 4th Street, P.O. BOX 83720 Boise, ID 83720-0072, until **April 28, 2023 at 5:00 PM**, for being prequalified to bid on DPW Project No. 22201, Student Residence Hall, Boise State University.

Questions that arise as a result of this Request for Qualifications should be addressed to:

Barry Miller, Project Manager
Division of Public Works
502 N. 4th St.
PO Box 83720
Boise ID 83720-0072
(208) 332-1916

The project will be funded by State Funds. The Division of Public Works will administer the project according to the terms and conditions of the award and State laws and guidelines.

DESCRIPTION OF PROJECT

This project is for a new student residence hall on Boise State University's main campus. The building will house 454 freshman students as well as an apartment for the resident director. The building will be approximately 145,790 gross square feet. The facility will include student gathering and study spaces, laundry room and administrative support areas. See attached images of the proposed exterior.

"Serving Idaho citizens through effective services to their governmental agencies"

The University desires a highly sustainable project and is anticipating a LEED silver rating at a minimum.

REQUIRED SERVICES

The State will be seeking bids for construction of the project from prequalified contractors only. This Request for Qualifications will be the only means to become qualified to bid on this project.

A construction budget of \$50,000,000 has been established.

QUALIFICATION STATEMENT CONTENT/ SCORING

The questionnaire and references will be scored as follows:

I. Essential Requirements for Qualification:

Section not scored.

II. Demonstrated Technical Competence:

1. 3 years or less - 2 points; 4 years - 3; 5 years - 4; 6 years or more; 5 points
2. 3 years or less - 2 points; 4 years - 3; 5 years - 4; 6 years or more; 5 points
3. Less than 50 mil - 0 points; 50 to 100 mil - 1; 100 to 500 mil 3; More than 500 mil - 5.
4. Yes - 2 points; No - 0.
5. 2 points for each up to max. of 8 points.
6. Yes - 1 point; No - 0.
7. Yes - 2 point; No - 0.
8. Yes - 3 point; No - 0.
9. Yes - 3 point; No - 0.

III. Experience Constructing Similar Facilities:

1. 1 point for each up to max. of 5 points.
2. 1 point for each up to max. of 5 points.
3. 1 point for each up to max. of 5 points.
4. 1 point for each up to max. of 5 points.
5. 1 point for each up to max. of 5 points.
6. 1 point for each up to max. of 5 points.

IV. Prior Experience with the State:

1. 1 point for each up to max. of 6 points.
2. 5 mil or less - 1 point; 5 to 10 mil - 2; 10 to 20 mil - 3; 20 to 30 mil - 4; greater than 30 - 6.
3. 100% - 6 points; Less than 100% - 0.
4. Yes - 2 points; No - 0.

V. Past Performance:

Past Performance Customer Survey: to be distributed by contractor to project references and returned by the reference directly to DPW. The sum of the four highest scores will be counted for a maximum of 240 points.

VI. Reliability:

1. Yes - 0 points; No -10.
2. Yes - 0 points; No - 5.
3. Yes - 0 points; No - 5.

VII. Safety Record:

1. Yes - 5 points; No - 0.
2. Weekly or more often - 5 points; bi-weekly - 1 point; monthly - 1 point; any other - 0.
3. (-1) point for each up to max. of (-5) points.
4. (-1) point for each up to max. of (-5) points.
5. Yes - 0 points; No - 5 points

VIII. Nonfinancial Resources, Equipment & Personnel:

1. Less than 1 - 1 point; 1 to 5 - 2; 5 to 10 - 3; 10 to 20 - 4; greater than 20 - 5.
2. Less than 1 - 1 point; 1 to 5 - 2; 5 to 10 - 3; 10 to 20 - 4; greater than 20 - 5.
3. Less than 1 - 1 point; 1 to 5 - 2; 5 to 10 - 3; 10 to 20 - 4; greater than 20 - 5.
4. Less than 1 - 1 point; 1 to 5 - 2; 5 to 10 - 3; 10 to 20 - 4; greater than 20 - 5.
5. Less than 25% - 1 point; 25 to 50 - 3; greater than 50 - 5.
6. Less than 5 - 1 point; 5 to 10 - 2; 10 to 20 - 3; 20 to 40 - 4; greater than 40-5.

IX. Overall Performance History:

1. Yes - 0 points; No - 2.
2. Yes - 0 points; No - 2.
3. Yes - 0 points; No - 2.
4. Yes - 0 points; No - 5.
5. Yes - 0 points; No - 5.
6. Yes - 0 points; No - 2.
7. Yes - 0 points; No - 5.
8. Yes - 0 points; No - 2.

The maximum points possible in sections II, III, IV, VI, VII, VIII, IX is 175. The submitting contractor must have a score greater than 140 (80%) to meet the qualification standard.

For section V. the sum of four highest scored surveys will be counted for a maximum of 240 points. The submitting contractor must have a score equal to or greater than 192 (80%) on this section to meet the qualification standard.

Submit one (1) copy of the prequalification questionnaire.

PROPOSED DATES:

Receive Prequalification Questionnaires	May 5, 2023
Receive Reference Statements	May 5, 2023
Notification of Qualification Sent	May 9, 2023
Last day to submit appeals	May 16, 2023
Issue Bid Sets to Contractors that meet Prequalification Standards	Mid-July, 2023
Bids Received	Late August, 2023

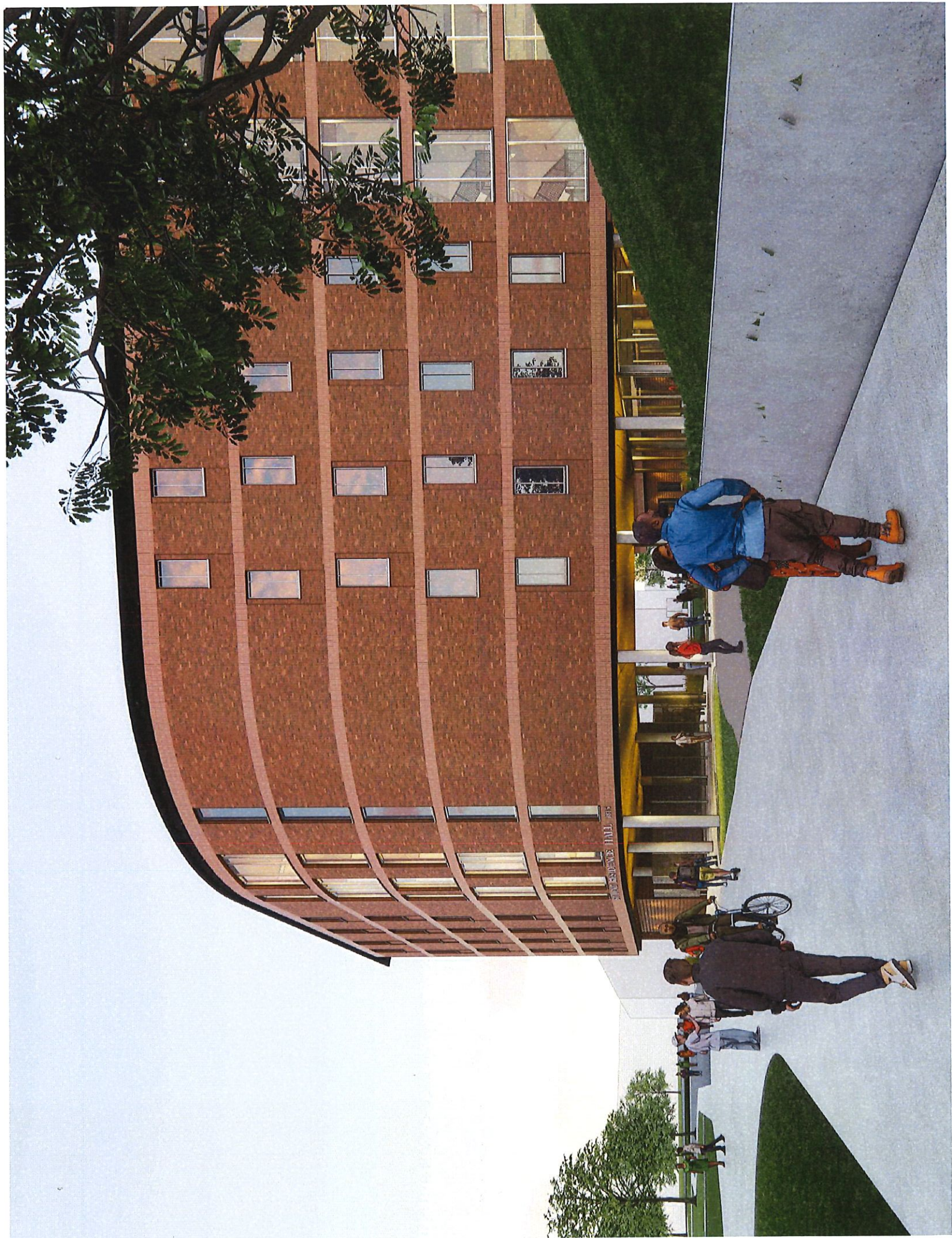
NOTIFICATION:

All submitters will be notified via the email address of the contact person regarding the scoring of their qualification submittal.

APPEALS:

A letter requesting reconsideration of the scoring must be submitted within 7 days of the notification of non-qualification to be considered. The letter should address which item(s) you feel have been scored incorrectly and include justification for the adjustment of the score.









PREQUALIFICATION QUESTIONNAIRE

DPW Project No: 22201
Student Residence Hall
Boise State University

Contact Information

Name of Organization:

Contact Person:

Street Address:

City:

State:

Zip Code:

Phone:

E-Mail:

* * * * *

I, the undersigned, certify and declare that I have read all the answers in this prequalification questionnaire and know their contents and that I have authority to bind and act on behalf of the firm submitting this prequalification questionnaire. The matters stated in the questionnaire answers are true of my own knowledge and belief, except as to those matters stated on information and belief, and as to those matters I believe them to be true. I declare under penalty of perjury under the laws of the State of Idaho that the foregoing is correct and understand that if it is found that I have falsified any of the information contained within this document my organization will be immediately disqualified from further participation in the bidding process and I hereby waive any and all claims, including appeal rights, either I or my firm may have against the State of Idaho arising out of the State's determination to disqualify my organization based on falsely answering any question contained in this questionnaire. I further agree to personally indemnify, defend (at the State's sole option) and hold the state harmless from any claim from any firm that was authorized to act on the organization's behalf in executing this questionnaire.

SIGNED this _____ day of _____, 2023.

Name of Organization

Signature of Certifying Official

Name of Certifying Official

Title

Part I. ESSENTIAL REQUIREMENTS FOR QUALIFICATION

The organization will be immediately disqualified if the answer to any of the questions 1 through 5 is 'no', or 'yes' to any question 6 through 8.

ITEM	RESPONSE	
1: The organization possesses a valid and current Idaho Public Works Contractor's License sufficient for the project for which it intends to submit a bid?	Yes	No
2: The organization has a liability insurance policy with a policy limit of at least \$2,000,000 per occurrence and \$4,000,000 aggregate?	Yes	No
3: The organization has a current workers' compensation insurance policy?	Yes	No
4: Have you attached a notarized statement from an admitted surety insurer authorized to issue bonds in the State of Idaho, which states: (a) that your organizations current bonding capacity is sufficient for the project for which it seeks pre-qualification or (b) the organizations current available bonding capacity?	Yes	No
5. Pursuant to Title 63, Chapter 15, Idaho Code the organization has paid all taxes, excises and license fees due to the State or it's taxing units, for which the organization is liable.	Yes	No
6: Has your contractor's license been revoked at any time in the last five years?	Yes	No
7: Has a surety firm completed a contract on your behalf, or paid for completion because your firm was default terminated by the project owner within the last five (5) years?	Yes	No
8: At any time during the last five years, has your organization, or any of its owners or officers been convicted of a crime involving the awarding of a contract of a government construction project, or the bidding or performance of a government contract:	Yes	No

Part II. DEMONSTRATED TECHNICAL COMPETENCE

ITEM	RESPONSE
1: How many years has your organization been in business in Idaho as a contractor under your present business name? Year organization was established. _____	_____
2: How many years has your organization been licensed as an Idaho Public Works Contractor? License Number: _____	_____
3: Dollar range of the organization's annual business during the previous five years?	\$ _____
4: Has your organization constructed a LEED certified project in the last eight years? If yes, list projects and LEED rating of the most applicable. (max. 5)	Yes No
1). _____	
2). _____	
3). _____	
4). _____	
5). _____	
5: Has your organization constructed projects with five floors framed above a concrete podium? If yes, list projects most applicable to this project. (max. 5)	Yes No
1). _____	
2). _____	
3). _____	
4). _____	
5). _____	
6: Has your organization constructed projects using load bearing steel studs? If yes, list projects most applicable to this project. (max. 5)	Yes No
1). _____	
2). _____	
3). _____	
4). _____	
5). _____	
7: Has your organization had experience with providing man-power loaded CPM schedules and adhering to them? If yes, list projects most applicable to this project. (max. 5)	Yes No
1). _____	
2). _____	
3). _____	
4). _____	
5). _____	

8: Has your organization constructed projects with critical acoustical requirements?

Yes

No

If yes, list projects most applicable to this project. (max. 5)

- 1). _____
- 2). _____
- 3). _____
- 4). _____
- 5). _____

9: Has your organization constructed any projects with compressed project time schedules and mandatory move-in dates?

Yes

No

If yes, list projects most applicable to this project. (max. 5)

- 1). _____
- 2). _____
- 3). _____
- 4). _____
- 5). _____

Part III. EXPERIENCE CONSTRUCTING SIMILAR FACILITIES

ITEM	RESPONSE
1: How many buildings has your organization completed on a University or College campus under a lump sum low bid award in the past eight (8) years?	_____
<p>List:</p> <p>Completed Project Value:</p> <p>1. _____</p> <p>2. _____</p> <p>3. _____</p> <p>4. _____</p> <p>5. _____</p> <p>6. _____</p> <p>7. _____</p> <p>8. _____</p> <p>9. _____</p>	<p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p>
2: How many building construction projects with a value of \$45,000,000 to \$55,000,000 has your organization constructed in the past eight (8) years?	_____
<p>List projects (max. 5)</p> <p>1). _____</p> <p>2). _____</p> <p>3). _____</p> <p>4). _____</p> <p>5). _____</p>	
3: How many projects with five or more floors has your organization constructed in the past eight (8) years?	_____
<p>List projects (max. 5)</p> <p>1). _____</p> <p>2). _____</p> <p>3). _____</p> <p>4). _____</p> <p>5). _____</p>	
4: How many projects has your organization completed that exceed 120,000 sq. ft. within the past eight (8) years?	_____
<p>List projects (max. 5)</p> <p>1). _____</p> <p>2). _____</p> <p>3). _____</p> <p>4). _____</p> <p>5). _____</p>	

5: How many projects has your organization constructed with five or more stories of masonry cladding? _____

List projects (max. 5)

- 1). _____
- 2). _____
- 3). _____
- 4). _____
- 5). _____

6: Has your organization constructed any projects on an active urban site with limited or no construction lay down area and no site access? Yes No

List projects (max. 5)

- 1). _____
 - 2). _____
 - 3). _____
 - 4). _____
 - 5). _____
-

Part IV. PRIOR EXPERIENCE WITH THE STATE

ITEM	RESPONSE
1: How many projects has your firm completed with the State of Idaho Div. of Public Works in the past five (5) years?	_____
List:	Value:
1. _____	\$ _____
2. _____	\$ _____
3. _____	\$ _____
4. _____	\$ _____
5. _____	\$ _____
6. _____	\$ _____
2: Dollar value of largest project completed with the State of Idaho, Div. of Public Works?	\$ _____
3: Percentage of State of Idaho, Div. of Public Works projects that your firm has completed on time.	_____
4: Have any State of Idaho, Div. of Public Works projects been completed by your staff while employed by a different contractor?	Yes No
List Project:	Employee
1. _____	_____
2. _____	_____
3. _____	_____

Part V. PAST PERFORMANCE

Names of 5 projects and references; it is preferred that these projects be as similar as possible to the proposed Student Residence Hall at Boise State University: Past performance evaluations must be submitted by a minimum of 4 of the 5 references by the deadline in order to be considered for qualification. Evaluations must be emailed directly from the reference to DPW. DPW will make no attempts to contact the references and solicit their evaluation. Total value will be based upon the top four evaluations submitted.

Note: projects which were administered by the Division of Public Works cannot be used for a reference in this section.

1. Project Name:

Value:

Duration:

Reference:

Firm:

Job Title:

2. Project Name:

Value:

Duration:

Reference:

Firm:

Job Title:

3. Project Name:

Value:

Duration:

Reference:

Firm:

Job Title:

4. Project Name:

Value:

Duration:

Reference:

Firm:

Job Title:

5. Project Name:

Value:

Duration:

Reference:

Firm:

Job Title:

This page is to be completed and returned as part of the prequalification questionnaire. The organization is to provide the Past Performance Customer Survey to the above five (5) references, for the reference to complete and return directly to the Division of Public Works.

PAST PERFORMANCE CUSTOMER SURVEY

DPW Project No: 22201
Student Residence Hall
Boise State University

Evaluation Information

Reference is provided for:

Project Title:

Date of Award/Completion Date:

Location:

Project Value:

Number of Floors:

Square Footage:

Construction Type:

Brief Description of the work completed:

Reference Information

Reference provided by:

Company/Agency: Business

Address: Phone Number:

E-Mail address: Job

Title:

Signature of Reference

Date

PAST PERFORMANCE CUSTOMER SURVEY

Overview: The organization shown above has selected you as a customer reference to provide information on the organization's past performance. Your input is important to this organization and responses are required no later than the time and date proposals are due for inclusion in our evaluation.

Meaning of Numbers: 1=Unacceptable, 2=Poor, 3=Acceptable, 4=Good, 5=Excellent

ITEM	SCORE				
How was the organization's performance in complying with contract requirements, quality achieved and overall technical expertise demonstrated?	1	2	3	4	5
To what extent was the organization's reports and documentation accurate, complete and submitted in a timely manner?	1	2	3	4	5
How well did the organization manage and coordinate subcontractors, suppliers, and the labor force?	1	2	3	4	5
To what extent did the organization meet the required schedules?	1	2	3	4	5
How well did the organization and its subcontractors adhere to schedule?	1	2	3	4	5
Were the numbers of warranty/deficiency reports reasonable?	1	2	3	4	5
Was deficient work corrected in a timely manner?	1	2	3	4	5
Displayed flexibility and timeliness in responding to the owner's needs.	1	2	3	4	5
Was the organization able to implement changes smoothly without creating new problems?	1	2	3	4	5
Were the number of and final price of change orders reasonable for the size and type of the project?	1	2	3	4	5
How would you describe the quality of the organization's work?	1	2	3	4	5
Did the organization provide adequate, competent and qualified, management, key personnel and technical personnel capable of meeting contract requirements throughout the performance period of the contract?	1	2	3	4	5

Thank you for your evaluation. Please ensure that you return this questionnaire to the State of Idaho Division of Public Works Project Manager. Do NOT return to the evaluated contractor.

Return the completed form, no later than May 5, 2023 at 5:00 p.m., directly to:
Peggy Birk, DPW Project Coordinator
email: peggy.birk@adm.idaho.gov

Part VI. RELIABILITY

ITEM	RESPONSE	
1: At any time in the last five years has your organization been assessed and/or paid liquidated damages after completion of a project under a construction contract with either a public or private owner?	Yes	No
2: Has your organization ever failed to complete any work awarded to it?	Yes	No
3: Within the last five years, has any officer or principal of your organization ever been an officer or principal of another organization when it failed to complete a construction contract?	Yes	No

Part VII. SAFETY RECORD

ITEM	RESPONSE	
1: Does your organization have a written occupation health and safety policy?	Yes	No
2: How often do you require documented safety meetings to be held for construction employees and field supervisors during the course of a project?	<hr/>	
3: What is the number of OSHA infractions against your organization in the past five (5) years?	<hr/>	
4: How many reported job site injuries have occurred on your organization's construction projects in the past five (5) years?	<hr/>	
5: Has the EPA or any Air Quality Management District or any Regional Water Quality Control Board cited and assessed penalties against either your organization or the owner of a project which your organization was the contractor, in the past five years?	Yes	No

Part VIII. NONFINANCIAL RESOURCES, EQUIPMENT & PERSONNEL

ITEM	RESPONSE
1: Average number of years that the organization's project managers have worked in the construction industry?	_____
2: Average number of years that the organization's project managers have worked for the organization?	_____
3: Average number of years that the organization's construction superintendents have worked in the construction industry?	_____
4: Average number of years that the organization's construction superintendents have worked for the organization?	_____
5: Estimated percentage of equipment that will be used during construction owned by the organization.	_____
6: What is the number of permanently employed employees?	_____

Part IX. Overall Performance History

ITEM	RESPONSE	
1: Is your organization currently the debtor in a bankruptcy case?	Yes	No
2: Was your organization in bankruptcy at any time during the last five years?	Yes	No
3: In the last five years has your organization, or any firm with which any of your organization's owners, officers or partners was associated, been debarred, disqualified, removed or otherwise prevented from bidding on, or completing, any government agency or public works project for any reason?	Yes	No
4: In the last five years has your organization been denied an award of a public works contract based on a finding by a public agency that your company was not a responsible bidder?	Yes	No
NOTE: The following two questions refer only to disputes between your organization and the owner of a project.		
5: In the past five years has any claim against your organization concerning your firm's work on a construction project been filed in court or arbitration/mediation?	Yes	No
6: In the past five years has your organization made any claim against a project owner concerning work on a project or payment for a contract and filed that claim in court or arbitration/mediation?	Yes	No

7. At any time during the past five years, has any surety company made any payments on your organization's behalf as a result of a default, to satisfy any claims made against a performance or payment bond issued on your organization's behalf, in connection with a construction project, either public or private?	Yes	No
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8. In the last five years has any insurance carrier, for any form of insurance, refused to renew the insurance policy for your organization?	Yes	No
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